



AMADOR COUNTY COMMUNITY DEVELOPMENT AGENCY
PLANNING DEPARTMENT

PHONE: (209) 223-6380
FAX: (209) 257-5002
WEBSITE: www.amadorgov.org
E-MAIL: planning@amadorgov.org

COUNTY ADMINISTRATION CENTER • 810 COURT STREET • JACKSON, CA 95642-2132

APPLICATION REFERRAL

TO: Amador Air District
Building Department
County Counsel
Environmental Health
Department
Surveying Department
Transportation and Public
Works Department
Waste Management
Sheriff's Office
AFPD

Ione Band of Miwok Indians**
Shingle Springs Band of Miwok Indians**
Buena Vista Band of Me-Wuk Indians**
Washoe Tribe of Nevada and California**
Amador LAFCO
ACTC
Amador Transit
Amador Water Agency
Cal Fire
Caltrans, District 10
CDFW, Region 2

DATE: June 16, 2019

FROM: Krista Ruesel, Planning Department

PROJECT: **Zone Change ZC-20;3-1**, Requesting to rezone a ±85 acre parcel from the "R1A," Single-family Residential and Agricultural Zoning District to the "AG," Exclusive Agriculture Zoning District in conjunction with the establishment of an Amended Agricultural Preserve. The request proposes the addition of ±85 acres to ±100 acres already enrolled under Contract 446. Resulting Amended Preserve would total ±185 acres. (APNs: 014-150-038, -039, and -040).

Applicant: Michael Collier
Supervisory District 5
Location: 16427 Tyler Rd., Fiddletown, CA 95629

REVIEW: The Amador County Agricultural Advisory Committee reviewed the amended contract application on June 10, 2020 and found that the project is consistent with the terms of the California Land Conservation Act with the condition that the three parcels be merged into a single legal parcel prior to recordation of the amended contract.

As part of the preliminary review process, this project is being referred to State, Tribal, and local agencies for their review and comment. The Amador County Technical Advisory Committee (TAC) will review the application for completeness during its regular meeting on July 1, 2020 at 3:00 p.m. in The Board Chambers at the County Administration Building, 810 Court Street, Jackson, California as well as via teleconference.

Notification of further TAC meetings and agendas will be made via the TAC email distribution list (contact planning@amadorgov.org to be added to the list).

**In accordance with Public Resources Code Section 21080.3.1, this notice constitutes formal notification to those tribes requesting project notification. This notification begins the 30-day time period in which California Native American tribes have to request consultation.

INDEMNIFICATION

Project: _____

In consideration of the County's processing and consideration of the application for the discretionary land use approval identified above (the "Project") the Owner and Applicant, jointly and severally, agree to defend, indemnify, and hold harmless the County of Amador from any claim, action, or proceeding against the County to attack, set aside, void or annul the Project approval, or any action relating related to the Project approvals as follows:


1. Owner and Applicant shall defend, indemnify, and hold harmless the County and its agents, officers or employees from any claim, action, or proceeding against the County or its agents, officers or employees (the "County") to attack, set aside, void or annul the Project approval, or any prior or subsequent determination regarding the Project, including but not limited to determinations related to the California Environmental Quality Act, or Project condition imposed by the County. The Indemnification includes, but is not limited to, damages, fees, and or costs, including attorneys' fees, awarded against County. The obligations under this Indemnification shall apply regardless of whether any permits or entitlements are issued.

2. The County may, within its unlimited discretion, participate in the defense of any such claim, action, or proceeding if the County defends the claim, action, or proceeding in good faith.

3. The Owner and Applicant shall not be required to pay or perform any settlement by the County of such claim, action, or proceeding unless the settlement is approved in writing by Owner and Applicant, which approval shall not be unreasonably withheld.

IN WITNESS WHEREOF, by their signature below, Owner and Applicant hereby acknowledge that they have read, understand, and agree to perform the obligations under this Indemnification.

Applicant:



Signature

3-9-20

Owner (if different than Applicant):

Signature

REQUEST TO FORM AGRICULTURAL PRESERVE

I hereby request the Board of Supervisors of Amador County to establish my property, described below, in an agricultural preserve in accordance with the provisions of the California Land Conservation Act of 1965. In the event that the Board elects to establish such a preserve, I also request that the Board direct the Planning commission to initiate hearings to rezone said land to an "AG," Exclusive Agriculture zone. I also request that the Assessor consolidate the tax parcels on said land wherever possible. I understand the inclusion of said land in an agricultural preserve is conditioned on the execution of a land conservation contract between myself and Amador County.

Item A Signature(s) of all owner(s), owner(s) of interest, and lien holder(s) as shown on the attached title report.

W. H. Ball

Item B Attach current title report.

Item C Attach legal description of all property included in this request.

Item D Attach Assessor's parcel map(s) of property. Outline exactly that property included in this request. Show on map(s) how property is used and summarize on the table below. List uses and acreages within request only. Attach additional sheets if necessary.

| Assessor's Parcel No. | Acres | Agricultural Uses | | Compatible Uses | |
|-------------------------|-------|-------------------------------|-------|---------------------|-------|
| | | Description | Acres | Description | Acres |
| 014-150-040 | 85 | Dry Pasture fenced | 85 | | |
| 014-150-038 | 50 | Dry Pasture fenced Barn | 50 | Dwelling 1800 sq | |
| 014-150-039 | 50 | Dry Pasture fenced | | Dwelling 2300 sq | |
| | | | | | |
| | | | | | |
| | | | | | |
| | | | | | |
| | | | | | |
| | | | | | |
| | | | | | |
| | | | | | |
| Total Acres in request. | 185 | | | | |

Are there uses on the property which are not listed on either the agricultural or compatible use lists? _____
If so, explain below.

Two fifty Acres Parcels in Williamson Act
adding 85 additional acres 446

Item E

AGRICULTURAL PRODUCTION FROM THE LAND

| Use | Crop | Production | Comments |
|-------------------|------|------------------------|----------|
| Dry Pasture | | Cattle 20 Animal Units | |
| Irrigated Pasture | | Animal Units | |
| Field Crops | | Tons Per Acre | |
| | | Tons Per Acre | |
| Row Crops | | Tons Per Acre | |
| | | Tons Per Acre | |
| Orchard | | Tons Per Acre | |
| Other | | | |

Item F

OTHER INCOME FROM THE LAND

| Hunting | Fishing | Mineral | Other |
|-------------|-------------|-------------|-------------|
| \$ Per Year | \$ Per Year | \$ Per Year | \$ Per Year |

Item G

LEASES

| | | | Acres |
|--|------|--------------------|-------|
| 1. Portion of subject property which is owner operated. | | | |
| 2. Portion(s) leased or rented to others. Provide Name & Address of lessee(s). | Use | Cash Rent Per Acre | |
| | | | |
| 3. Portion(s) share cropped to others. Provide Name & Address of lessee(s) | Crop | % to Owner | |
| | | | |
| If operating expenses are shared by owner, explain: | | | |

IMPROVEMENT AND INCOME STATEMENT

1.

PERMANENT AGRICULTURAL IMPROVEMENTS

| Type of Improvement | Estimated Value |
|----------------------|------------------|
| Barn(s) <u>One</u> | <u>\$ 50,000</u> |
| Corral(s) <u>Six</u> | <u>\$ 5,000</u> |
| Fences <u>Total</u> | <u>\$ 20,000</u> |
| Wells <u>Two</u> | <u>\$ 10,000</u> |
| Water Systems | |
| Other (specify) | |
| TOTAL | |

2.

ESTIMATED INCOME

| Use | Estimated Annual Income |
|-------------------------|-------------------------|
| <u>Cattle operation</u> | <u>\$ 30,000</u> |
| | |
| | |
| | |
| | |
| | |
| TOTAL | <u>\$ 30,000</u> |

I certify that the information presented in this application is true and correct to the best of my knowledge.

NAME: Michael F. Collier
ADDRESS: P.O. Box 211
CITY: Fiddletown Ca. 95029
PHONE: 530)219-2597

[Signature]
Signature of person who prepared application.
3-9-20
Date

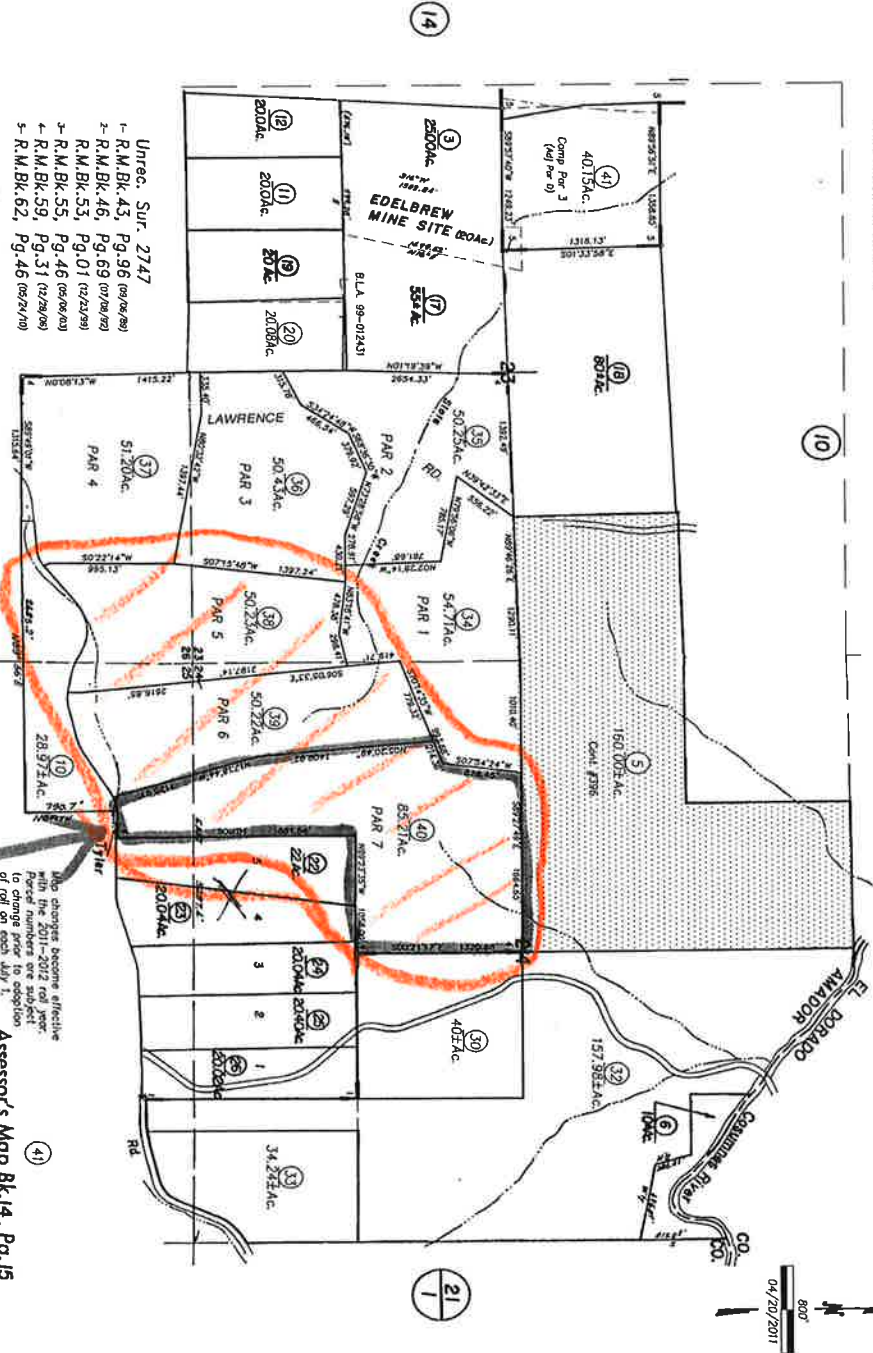
Additional persons to be notified concerning action on this request:

NAME: Coyote Land & Cattle NAME: _____
ADDRESS: Same DBA ADDRESS: _____
CITY: _____ CITY: _____
PHONE: _____ PHONE: _____

IMPORTANT NOTE: This map was prepared for property tax assessment purposes only. It is not intended to be a legal document. No liability is assumed for the accuracy of the data delineated hereon.

POR. SEC. 23, 24, 25 & 26, T8N, R.11E, M.D.B. & M.

14-15



- Unrec. Sur. 2747
- 1- R.M.Bk. 43, Pg. 96 (06/06/09)
 - 2- R.M.Bk. 46, Pg. 69 (07/08/09)
 - 3- R.M.Bk. 53, Pg. 01 (12/29/09)
 - 4- R.M.Bk. 55, Pg. 46 (06/06/09)
 - 5- R.M.Bk. 59, Pg. 31 (12/29/09)
 - 6- R.M.Bk. 62, Pg. 46 (06/24/10)

This change becomes effective with the 2011-2012 roll year. Parcel numbers are subject to change prior to adoption of roll on each July 1.

Assessor's Map Bk. 14, Pg. 15
County of Amador, Calif.

READ AND APPROVED

RECORDING REQUESTED BY:

First American Title Company

MAIL TAX STATEMENT

AND WHEN RECORDED MAIL DOCUMENT TO:

Michael F. Collier
P.O. Box 211
Fiddletown, CA 95629



Amador County Recorder

Kimberly L. Grady

DOC- 2020-0001539-00

Acct 2-First American Title Co

Wednesday, FEB 26, 2020 14:41

Ttl Pd \$410.00

Nbr-0000333338

CT1/R1/1-2

Space Above This Line for Recorder's Use Only

A.P.N.: 014-150-040-000

File No.: 0301-6153296 (EK)

GRANT DEED

The Undersigned Grantor(s) Declare(s): DOCUMENTARY TRANSFER TAX **\$385.00**; CITY TRANSFER TAX **\$0.00**;
SURVEY MONUMENT FEE **\$10.00**

- computed on the consideration or full value of property conveyed, OR
- computed on the consideration or full value less value of liens and/or encumbrances remaining at time of sale,
- unincorporated area; City of **Fiddletown**, and

EXEMPT FROM BUILDING HOMES AND JOBS ACTS FEE PER GOVERNMENT CODE 27388.1(a)(2)

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **Amy Lynn Buck, an unmarried woman**

hereby GRANTS to **Michael F. Collier, an unmarried man**

the following described property in the Unincorporated Area of , County of **Amador**, State of **California**:

**PARCEL 7, AS SHOWN IN THAT CERTAIN PARCEL MAP ENTITLED "PARCEL MAP NO. 2674",
RECORDED ON DECEMBER 28, 2006, IN BOOK 59 OF MAPS AND PLATS, AT PAGE 31.**

Mail Tax Statements To: **SAME AS ABOVE**

A.P.N.: 014-150-040-000

Dated: February 25, 2020

Amy Lynn Buck

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF California)SS
COUNTY OF Amador)

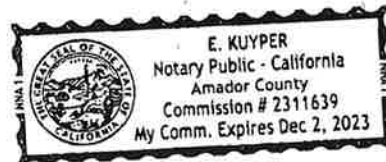
On 2-25-2020, before me, E. Kuyper, Notary Public, personally appeared Amy Lynn Buck, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

This area for official notarial seal

Notary Signature



OFFICIAL RECEIPT

COUNTY OF AMADOR
Jackson, California

Date March 9, 2020

RECEIVED FROM Michael Collier

ADDRESS P.O. Box 211 Fiddletown, CA 95629

One - thousand, nine-hundred and fifty-five + ⁰⁰/₁₀₀ DOLLARS (\$ 1955.00)

For Amended WA Contract (~~\$1,133~~), Zone Change:

ZC-20;3-1 (\$1,133), (\$772.00) APN = 014-150-

+ Rewinding Fee (\$50.00) - 038, -039, -040

| ACCOUNT | | How Paid ✓ | |
|-------------|------------|-------------|------|
| Amount Due | \$ 1955.00 | Cash | |
| Amount Paid | \$ 1955.00 | Check | 1707 |
| | | Money Order | |
| | | | |

By Planning Department
Krista Rensel Deputy

N9 89166



Application for Zone Change (ZC-20;3-1)

1 message

Casas, Michael@DOT <Michael.Casas@dot.ca.gov>
To: Amador County Planning Department <planning@amadorgov.org>
Cc: "Ponce, Gregoria@DOT" <gregoria.ponce@dot.ca.gov>

Thu, Jun 25, 2020 at 11:00 AM

Ms. Ruesel,

Caltrans appreciates to opportunity to review and respond to the application for Zone Change (ZC-20;3-1), where the applicant Michael Collier is requesting to rezone a ±85 acre parcel from the "R1A," Single-family Residential and Agricultural Zoning District to the "AG," Exclusive Agriculture Zoning District in conjunction with the establishment of an Amended Agricultural Preserve. The request proposes the addition of ±85 acres to ±100 acres already enrolled under Contract 446. Resulting Amended Preserve would total ±185 acres.

Based on the information provided on this project, Caltrans has no comment. If there are any future changes to the scope of work or developments on parcels of this project Caltrans would like to review those changes.

Kind regards,

Michael Casas

Caltrans District 10

Office of Rural Planning

Division of Planning, Local Assistance, and Environmental

1976 E. Dr. Martin Luther King Jr Blvd.

[Stockton CA 95205](#)

Telework # 1-209-986-9830

<https://dot.ca.gov/caltrans-near-me/district-10>